

**MEETING AGENDA
CITY OF PLEASANT HILL
ARCHITECTURAL REVIEW COMMISSION**

**September 19, 2013
5:00 P.M.**

Large Community Room, 100 Gregory Lane, Pleasant Hill, CA 94523 www.ci.pleasant-hill.ca.us (925) 671-5209

CHAIR: JOHN HART

VICE CHAIR: JILL BERGMAN

MEMBERS: THOR SCORDELLIS, GEORGE CORRIGAN, RICHARD STANTON

Members of the audience wishing to speak on any matter are requested to fill out a card and turn it in to the Chair. Items not on the agenda will be considered during the Public Comment portion of the meeting. Comments on any item under the Public Hearing portion of the agenda will be accepted only when the public hearing is opened for that item. Comments are limited to three minutes per speaker. Presentations made by applicants are limited to a maximum combined time of 15 minutes. If the applicant or his or her representative fails to attend the public hearing concerning their application, the Architectural Review Commission may take action to deny the application. An application may be entertained for continuance upon receipt of written notification of the applicant's inability to attend the hearing. Materials related to an item on this agenda submitted to the Commission after distribution of the packet are available for public review in the City of Pleasant Hill Planning Division at 100 Gregory Lane, Pleasant Hill, CA 94523 during normal business hours. Such documents are also available on the City of Pleasant Hill website at www.pleasant-hill.ca.us subject to staff's ability to post the documents before the meeting.

An appeal of the decision or conditions of the Architectural Review Commission to the City Council must be filed in writing with the City within 10 calendar days of the mailed notice of decision.

CALL TO ORDER

ROLL CALL

PUBLIC COMMENT

The public is welcome at this time to address the Architectural Review Commission on any subject, with the exception of scheduled items. Comments are limited to three minutes per speaker.

MINUTES

[July 18, 2013](#) (postponed from August 15th meeting)
[August 15, 2013](#)

PUBLIC HEARINGS

1. PLN 13-0068, VILLA MONTANARO SIGNAGE, 201-203 COGGINS DRIVE (20 Minutes)

[Staff Report](#)
[Attachments A - C](#)
[Attachment D Part 1](#) and [Part 2](#)
[Attachments E - F](#)

The applicant is requesting approval of a Sign Permit for one new freestanding sign, to consist of sign copy reading *W Villa Montanaro Apartment Homes* on an existing masonry wall, and a sign face replacement on an existing monument sign located at the northeast corner of the intersection at Buskirk Avenue and Coggins Drive. The applicant is also requesting a Minor Sign Adjustment involving not more than a 20% change from any provision of Chapter 18.60 (Signs). Specifically, the minor sign adjustment consists of proposed sign copy that would be placed on an existing 82-inch high masonry wall where the sign ordinance limits freestanding signs in a Residential district to a height of 72-inches (6 feet). Assessor Parcel Number: 148-100-064.

CEQA Determination: Categorically Exempt (Class 1 - Existing Facilities and Class 11 – On-premise signage).

Project Planner: Jeff Olsen, 925-671-5206, jolsen@ci.pleasant-hill.ca.us

DISCUSSION ITEM

1. ARC 10-029, AT&T NEW WIRELESS COMMUNICATION FACILITY - 0 PASO NOGAL COURT (*Continued from August 18, 2011 and August 15, 2013*) (10 minutes)

Progress report on a proposal for a 35-foot artificial pine tree (monopine) which would have twelve panel antennas (75" tall x 10" wide x 5.5" deep). Initially, four equipment cabinets (6' 6" tall) are proposed to be located within a 20' by 30' fenced lease area. The applicant also provided two alternative designs (although the applicant's proposal remains the monopine). The two alternative designs, provided in photo simulation format only, consist of:

- A 35-foot high monopole designed as a faux eucalyptus tree
- A 35-foot high water tank structure

***Note:** No action will be taken as the item was continued at the August 15th study session, to a specific date of October 3, 2013, with direction to staff to provide a progress report on September 19, 2013.*

Assessor's Parcel Number 154-022-015.

CEQA Determination: Categorically Exempt (Class 3, New Construction or Conversion of Small Structures).

Project Planner: Jeff Olsen, 925-671-5206, jolsen@ci.pleasant-hill.ca.us

STAFF COMMUNICATIONS

UPCOMING PROJECTS AND FUTURE MEETINGS

ADJOURNMENT

Adjourn to the regular meeting of the Architectural Review Commission on October 3, 2013, at 5:00 P.M., in the Large Community Room at City Hall, 100 Gregory Lane, Pleasant Hill.